Gallagher

EXHIBIT C

LEGEND OF SYMBOLS:

Storm Manhole	Storm Inlet (Square) Storm Inlet (Round)		Storm Pipe	Sanitary Sewer Sanitary Clean Out Gas Valve Gas Manhole		Gas Meter Natural Gas Pipeline Marker		Indicates Mutual	Indicates Mutual Ownership		हुँ DECIDUOUS Tree (As Noted)				
(Ш	(1)	Ŋ	0	•	X	0		V	1	1	i			
Flag Pole	Sign (As Noted)	Well Head	Satellite Dish	Tower	Water Valve	Fire Hydrant			Water Meter Pit	Water Meter	Sprinkler Head		nuicates nandicapped Parking		•
10	þ	0	\bigcirc	\triangleleft	X	Q	Q	€		<u> </u>	 	(Í		``
Power Pole	Power Pole w/Light	Light Pole	Telephone Pole	Guy Wire	Street Light	Ground Light	Electric Manhole	Telephone Manhole	Telephone Pedestal	Electric Meter	Cable Box	Air Conditioner Unit	Railroad Signals	SPRINKLER VALVE	
20.	J 0 1.	4	HO		፨	· 🗳	*	Θ				•		OSP O	

- X.X' DENOTES DISTANCE FROM BUILDING
 CORNER TO PROPERTY LINE

 X.X' DENOTES DISTANCE FROM BUILDING
 CORNER TO BUILDING SIDEWALL

 (XX.XX) DENOTES RECORDED AS DATA

- SCHEDULE B-2 EASEMENT NOTES
- A 16.50 foot wide Easement for Right of Way as per Agreement recorded December 6, 1870 as Document Number 75778. This item is not plotted hereon as it does not affect the subject property, as determined per description of item contained in the subject title commitment. This office has not been provided with a copy of said Document Number 75778.
- Notice of Requirements for Storm Water Detention recorded November 30, 1990 as Document Number 90583269 and files November 30, 1990 as Document Number LR3929621. This item is not plotted hereon as it is blanket in nature and does affect the entire subject property. (F)
 - Vehicular Access Restriction shown on the plat of Sears Business Park recorded March 7, 1991 as Document Number 91103116 and shown on the plat of Sears Business Park Amended Plat of Subdivision recorded August 5, 1991 as Document Number 91394943. This item is plotted hereon and does affect the subject property. (7)
- Covenants, Conditions and Restrictions contained in Sears Business Park Declaration of Protective Covenants recorded March 8, 1991 as Document Number 91105432 and Assignment of Declarant's Interest in the Sears Business Park Declaration of Protective Covenants recorded June 2, 2016 as Document Number 1615457008 and Second Amendment to Sears Business Park Declaration of Protective Covenants recorded March 30, 2017 as Document Number 1708939175. This item is not plotted hereon as it is blanket in nature and does affect the entire subject property. (A)
- Building Setback Requirements Established by the Design Review Committee as noted in Sears Business Park Declaration of Protective Covenants recorded March 8, 1991 as Document Number 91105432. This item is not plotted hereon as it is blanket in nature and does affect the entire subject property. No specific plottable setback is noted in the subject document. (AE
 - Landscape Easement for the Installation and Maintenance of Landscaped Areas as noted in Sears Business Park Declaration of Protective Covenants recorded March 8, 1991 as Document Number 91105432. This item is not plotted hereon as it is blanket in nature and does affect the entire subject property. No specific plottable landscape easement is noted in the subject document. (AP
- Reservation of Utility and Drainage Easement noted in Sears Business Park Declaration of Protective Covenants recorded March 8, 1991 as Document Number 91105432. This item is not plotted hereon as it is blanket in nature and does affect the entire subject property. (AG)

EASEMENT NOTES SCHEDULE B-2

Rights, Reservations, Covenants, Conditions and Restrictions contained in Special Warranty Deed recorded as Document Number 91192832. This item is not plotted hereon as it is blanket in nature and does affect the entire subject property. Reservation of Easement for the Purpose of Inspection and Maintenance as noted in Sears Business Park Declaration of Protective Covenants recorded March 8, 1991 as Document Number 91105432. This item is not plotted hereon as it is blanket in nature and does affect the entire subject property. (=)

69/XMH IS 8

NEW SUTTON RD

OLD SUTTON RD

BENEBLY RD

VICINITY MAP

- Use contained in Special Warranty Deed recorded April 25, 1991 as This item is not plotted hereon as the description of this item is ble to determine the exact location of this item. This item does affect the (>)
- that part of the land falli Rights of the public and adjoining owners in and to plotted hereon and does affect the subject property. Reservation of Parking Space Document Number 91192833. non—specific and we are unat subject property. (>)
- Terms, Provisions, Covenants and Restrictions contained in Village of Hoffman Estates Resolution No. 747—1989 as disclosed by Trustee's Deed recorded October 11, 1991 as Document Number 91532418. This item is not plotted hereon as this office has not been provided with a copy of said Resolution No 747—1989. Therefore, we are unable to determine if this item affects the subject property.

(>)

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- Terms, Provisions and Conditions contained in Agreement recorded October 19, 1993 as Document Number 93836997. This item is not plotted hereon as it is blanket in nature and does affect the entire subject property. Terms, Provisions and Conditions contained in Parking Agreement recorded November 29, 1994 as Document Number 04022737. This item is not plotted hereon as it is blanket in nature and does affect the entire subject property. N
- (AA1) A 10.00 foot wide Electric and Telephone Utility Easement recorded July 13, 1998 as Document Numb 98600408 as shown on the Plat of Resubdivision of Lot 1 in Prairie Stone recorded May 12, 2010 as Document Number 1013244049. This item is plotted hereon and does affect the subject property as per said Document Number 1013244049. This office has not been provided with a copy of Exhibit B said Document Number 98600408, which depicts the location of said Easement.
- (AA2) A 15.00 foot wide Electric and Telephone Utility Easement recorded July 13, 1998 as Document Numbe 98600408 as shown on the Plat of Resubdivision of Lot 1 in Prairie Stone recorded May 12, 2010 as Document Number 1013244049. This item is plotted hereon and does affect the subject property as per said Document Number 1013244049. This office has not been provided with a copy of Exhibit B said Document Number 98600408, which depicts the location of said Easement.
- Company Utility Easement recorded October 13, 1998 as Document on the Plat of Resubdivision of Lot 1 in Prairie Stone recorded May 12, 013244049. This item is plotted hereon and does affect the subject (AB1) A 10.00 foot wide NICOR Gas C Number 98916715 as shown on 2010 as Document Number 101 property.
- (AB2) A 20.00 foot wide NICOR Gas Company Access Easement recorded October 13, 1998 as Document Number 98916715 as shown on the Plat of Resubdivision of Lot 1 in Prairie Stone recorded May 12, 2010 as Document Number 1013244049. This item is plotted hereon and does affect the subject property. (AB3) A 50.00 foot wide NICOR Gas Company Access Easement recorded October 13, 1998 as Document Number 98916715 as shown on the Plat of Resubdivision of Lot 1 in Prairie Stone recorded May 12, 2010 as Document Number 1013244049. This item is plotted hereon and does affect the subject property.
- Village Watermain and Sanitary Easements recorded August 30, 2002 as Document Number 0020962915 as shown on the Plat of Resubdivision of Lot 1 in Prairie Stone recorded May 12, 2010 as Document Number 1013244049. This item is plotted hereon and does affect the subject property.
- Stormwater Drainage Easement recorded October 30, 2002 as Document Number 0021197897 as shown on the Plat of Resubdivision of Lot 1 in Prairie Stone recorded May 12, 2010 as Document Number 1013244049. This item is not plotted hereon as a full, complete, legible copy of said Document Number 0021197897 has not been provided to this office and said Document Number 1013244049 does not contain enough information to plot the location of this item. This item does affect the subject property. (b) V (A)
 - A 10.00 foot wide Gas Main Easement recorded December 23, 2011 as Document Number 1135734049. This item is not plotted hereon as Exhibit A of said document, which depicts the location of said easement, is illegible and we are unable to determine the exact location of this item. This item does affect the subject property.

AP

(PAG)

- Vehicular Access Restriction shown on the plat of Sears Business Park recorded March 7, 1991 as Document Number 91103116 and shown on the plat of Sears Business Park Amended Plat of Subdivision recorded August 5, 1991 as Document Number 91394943. This item is plotted hereon and does affect the subject property.
- Easement Provisions for the Village of Hoffman Estates as noted on the Plat of Resubdivision of Lot 1 in Prairie Stone recorded May 12, 2010 as Document Number 1013244049. This item is not plotted hereon as it is blanket in nature and does affect the entire subject property. (F)
 - ₹
- Notation regarding Private Common Driveway and Parking Easements and Grant of Access Easement as shown on the Plat of Resubdivision of Lot 1 in Prairie Stone recorded May 12, 2010 as Document Number 1013244049. This item is plotted hereon and does affect the subject property.

(4)

- Driveway Access Easement Agreement and Reservation for Shared Parking Easement recorded June 2010 as Document Number 1015918060. This item is plotted hereon and does affect the subject property.
- (AK1) A 15.00 foot wide Ring Road Lighting Electrical Panel Easement contained in Easement Agreement for Ring Road Lighting Electrical Panel and Headwall recorded June 8, 2010 as Document Number 1015918059. This item is plotted hereon. This item does not affect the subject property. This item does benefit the subject property.
 - (AK2) A Headwall Easement contained in Easement Agreement for Ring Road Lighting Electrical Panel and Headwall recorded June 8, 2010 as Document Number 1015918059. This item is plotted hereon. This item does not affect the subject property. This item does benefit the subject property.

3. The property described hereon is the same property described in Chicago Title Insurance Company Commitment No. 1401 008986446 D2 with an effective date of February 21, 2018 and that all easements, covenants and restrictions referenced in said title commitment or apparent from a physical inspection of the site or otherwise known to me to affect the subject property have been plotted hereon or otherwise noted as to their effect on the subject property.

2. The basis of bearings of this survey is the Westerly most line of Lot 1, Final Plat of Resubdivision of Lot 1 in Prairie Stone, Village of Hoffman Estates, Cook County, Illinois recorded May 12, 2010 as Document Number 1013244049, having a recorded bearing of North 00° 25° 04" East.

1. This survey was made in accordance with the laws and/or Minimum Standards of the State of Illinois.

GENERAL SURVEY NOTES:

4. Said property is located within an area having a Zone Designation X by the Federal Emergency Management Agency (FEMA), on Flood Insurance Rate Map No. 17031C 0155J, with a date of identification of August 19, 2008, for Community Number 170107, in Cook County, State of Illinois, which is the current Flood Insurance Rate Map for the community in which said premises is situated.

ZONING INFORMATION

The following information is as per Zoning Report Number 130975.18R000-075.259 prepared by:

0-5, (Office) EMG 10461 Mill Run Circle, Suite 1100 Owings Mills, Maryland 21117 Phone: 1-800-733-0660 Current Zoning District:

Maximum Building Height: 210.00 feet Setback Requirements: Front — 60.00 feet Side — 25.00 feet Rear — 25.00 feet

Maximum Floor Area Ratio: 1.5 Minimum Lot Size: 3 acres Minimum Lot Width: 200 feet

Parking Formula: 3.4 spaces per 1,(

LAND AREA: 8,423,977 square feet 193.3879 acres

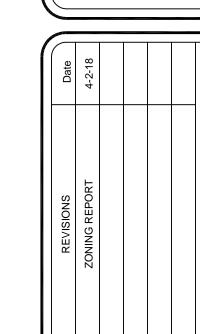
KEY MAP ON SHEE

LIST OF POSSIBLE ENCROACHMENTS

- The 4 story concrete building encroaches 2.0 feet into the Vill Sewer Easement recorded as Document Number 0020962915.

Roland F. Sarko
Roland F. Sarko
Licensed Illinois Professional Land St.
License Number 035-002401
License Expires: 11-30-2018
Date of Survey: 3-27-2018
Date of Last Revision: 4-2-2018

SARKO
MT. HOREB, WI
35-2401 STOTION IN



COORDINATED

ALTA/NSPS LAND TITLE SURVEY
Sears 490 - Hoffman Estates, IL
EMG Project No: 130975.18R000
EMG Site No: 075.220
3333 Beverly Road
Village of Hoffman Estates, Cook County, Illinois

Engineering Inc formed By: vey Per ILLINOIS AND Sarko

WISCONSIN Professional Land S 847 County Highway JG Mt. Horeb, WI 53572 Phone: (608) 832-6428 Fax: (608) 848-3859 E-mail: rsarko@tds.net

Sheet No. 1 of 17

130975.18R000-075.220_Sears_490_-_Hoffman_Estates_IL_ALTA_ver2-Signed

- level precast concrete parking garage encroaches from 2.0 to 2.4 feet into the nain and Sanitary Sewer Easement recorded as Document Number 0020962915.
- The 4 level precast concrete parking garage encroaches 15.0 feet into the and Sanitary Sewer Easement recorded as Document Number 0020962915.
- The 2 level precast concrete parking garage encroaches 2.0 feet into the Villa and Sanitary Sewer Easement recorded as Document Number 0020962915.

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5

9 EAST OF MAY 12,

LOT 1A IN FINAL PLAT OF RESUBDIVISION OF LOT 1 IN PRAIRIE STONE, BEING A RESUBDIVISION OF PART OF SECTION 31 AND 32, TOWNSHIP 42 NORTH, RANGE THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED 2010 AS DOCUMENT NUMBER 1013244049, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

This description describes all the land described in the title commitment ident Chicago Title Insurance Company Commitment Number 1401 008986446 D2 be effective date of February 21, 2018.

tified as earing an

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2

LOTS 2 AND 3 IN SEARS BUSINESS PARK AMENDED PLAT OF SUBDIVISION, RECORDED AUGUST 5, 1991 AS DOCUMENT 91394943, A SUBDIVISION OF PART OF SECTIONS 31, 32 AND 33, TOWNSHIP 42 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART OF SECTIONS 3, AND 4, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS, EXCEPTING THAT PART OF THE LAND DEDICATED FOR ROAD PURPOSES PER DOCUMENT NUMBER 92573116.

RECORD LEGAL DESCRIPTION

PARCEL 1:

The 1 story metal guard shack building encroaches from 0.0 to 13.1 feet into the Vi Watermain and Sanitary Sewer Easement recorded as Document Number 0020962915.

SURVEYOR'S CERTIFICATE

To: Sears Holdings Management Corporation, a Delaware corporation and Chicago Title Insurance Company, together with their successors and

map or plat and the survey on which it is dance with the 2016 Minimum Standard Detail SM Land Title Surveys, jointly established and S, and includes Items 1, 2, 3, 4, 6(a), 6(b), 0(a), 13. 14, 16, 17, 18 and 20 of Table A completed on March 27, 2018.

AL LAND

10. Utility Note: Utility locations shown hereon were determined by observable above ground evidence only. Surveyor has not been provided with utility plans or utility markings to determine any subsurface locations.

8. There are no proposed changes in street right of way lines, according to the Village of Hoffman Estates, Illinois. There is no observed evidence recent street or sidewalk construction or repairs.

9. There is no observed evidence of site use as a solid waste dump, soor sanitary landfill.

7. There is no observed evidence of current earth moving work, building construction or building additions.

6. The total number of striped automobile parking spaces contained entirely within the bounds of the subject property is 5590 including 86 designated handicap spaces. Additionally, 30 striped motorcycle spaces observed on the subject property.

5. The property has direct access to Higgins Road, Beverly Road and Trillium Boulevard, all dedicated public streets.

11. The building height, shown hereon, was measured between the highest point of the building and the finished floor elevation in the approximate location as depicted on the drawing.

12. Areas delineated as PEM1C wetlands on the subject property, as per review of the "U.S. Fish & Wildlife Service: National Wetlands Inventory", and noted hereon. The owner provided no wetlands maps or studies and there were no wetlands flagged or marked at the time of the field survey for this site.

MATCH LINE SHEET 10 MATCH LINE SHEET 5

MATCH LINE SHEET 10